Badd, Berry & Sims
BCY

WARRANTY DEED

BOOK 5300 PAGE 865

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Robin Barrick	Same	7DA-43080
(NAME)	(NAME)	
4127 Sneed Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville 37215 Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

This instrument prepared by David L. Dixon
Third National Bank, Nashville, Tennessee 37244.

FOR AND IN CONSIDERATION of the sum of Fifty-eight Thousand Dollars ($58,000.00) *Dollars,*

the receipt of which is hereby acknowledged, David L. Dixon and wife, Carolyn S. Dixon

have this day bargained and sold, and do hereby transfer and convey unto the said grantees,

James Robin Barrick and Jane Elizabeth Berry

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 13 on the Map of Part 1, Wallace Subdivision, as of record in Book 1424, page 16, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 150 feet on the westerly side of Sneed Avenue and runs back between lines, 196.5 feet on the northerly line and 200 feet on the southerly line, to a deed line in the rear, measuring 138 feet thereon.

Being the same property conveyed to David L. Dixon and wife, Carolyn S. Dixon, by deed from Philbrick M. Crouch and wife, Angele L. Crouch, of record in Book 4654, page 861, Register's Office, Davidson County, Tennessee.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 58,000.00

Subscribed and sworn to before me, this the 15th day of June, 19 78

Affiant

My commission expires: 11/6/81 (Affix Seal)

Notary Public

This is improved (unimproved) property, known as 4127 Sneed Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said grantees, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except as set forth above and by 1978 property taxes which have been prorated and assumed by Grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 15th *day of* June, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

David L. Dixon (David L. Dixon)

Carolyn S. Dixon (Carolyn S. Dixon)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Susan Reynolds, a Notary Public in and for said County and State, David L. Dixon and wife, Carolyn S. Dixon the within named bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee. this 15th day of June, 19 78.

Susan Reynolds Notary Public

Commission expires 9/6/81

SUSAN REYNOLDS NOTARY PUBLIC DAVIDSON CO. TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and seal, at office in _____ this _____ day of _____, 19_____.

_____ Notary Public

Commission expires _____

JUN 20 78 CONV 58,000.00 B* 150.80
JUN 20 78 S'TAX B* .50
JUN 20 78 PR'FEE B* 4.00 * 155.30
JUN 20 78 W'DEED

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IDENTIF. REFERENCE

JUN 20 10 46 AM '78

FELIX Z. WIELSCH JT REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE